



ALICE HENDERSON
REALTY
PET ADDENDUM

Pet Addendum to lease at:

Lessee(s) _____

Name/age/description of pet(s) _____

Veterinarian: _____

A \$300 PET FEE PER DOG MUST BE POSTED.
A \$150 PET FEE PER CAT OR FERRET MUST BE POSTED.
NO FEE IS CHARGED FOR CAGED ANIMALS.

PERMISSION TO HAVE A PET AT THIS ADDRESS IS CONDITIONAL ON THE TENANT PROVIDING PROOF THAT THE PET(S) HAS BEEN NEUTERED AND HAS A CURRENT RABIES VACCINATION.

The above Lessee is given permission to have the listed pet(s) living at the above specified address during the lease term.

Pets are to be confined to the kitchen-laundry or non-carpeted areas when left alone in the rental unit.

If the pet(s) are determined to be outside pets, they will remain outside at all times. The lawn needs to be pooper-scooped on a regular basis. Adequate shelter and protection must be provided for the pet.

Should a complaint be received that the yard is not being pooper-scooped or that the pet(s) are barking and creating any kind of disturbance, the above mentioned lessee will have ten (10) days to find the pet(s) a new home. THIS WILL BE STRICTLY ENFORCED.

CLEANING: Lessee understands and agrees that upon vacating the leased property, all carpets are to be professionally steam cleaned and the unit sprayed by a licensed pest control company for fleas. Receipts will be required as proof of these services being done. Carpet cleaning should be done 1 day before the flea extermination. This should be scheduled when the rental unit is clean and empty. If there is an odor of urine in the carpet or anywhere else in the unit, Lessee will be responsible for the cost of treating this. Carpet and /or pad replacement may be required to get rid of pet odors and will be remedied entirely at the expense of the pet owner.

Excess amounts of hair are often left behind even after professional cleaning, thus you should vacuum regularly and use a crevice tool adapter to get hair from the corners and along sides of walls. You can and will be held responsible for hair, odor, and any other remains or damage left in the residential rental unit or the yard surrounding the unit by your pet. Tenant accepts all responsibility for damage to sod and other landscaping, such as holes in the yard caused by the pet. Such damages will be repaired by tenant OR at his expense.

LIABILITY: The tenant accepts full responsibility for all situations pertaining to the approved pet(s) and any injuries to persons or property caused by the pet(s). Henderson Realty, the property owner and any sub-agents are absolved of any responsibility or liability, financial or otherwise, for injuries or damage caused by pet(s).

CONSENT: If applicable, parents and roommates have been informed and consent to the above listed pet(s) living at this address.

SHOULD A MANAGEMENT REPRESENTATIVE OR OWNER EVER FIND A PET WITHOUT FOOD, WATER, SHELTER OR IN A DISTRESSED/NEGLECTED CONDITION, THAT PET WILL BE IMMEDIATELY TAKEN TO THE LEE COUNTY HUMANE SOCIETY. No further notice will be given. PET ADDENDUM WILL BE REVOKED.

DATE _____

LESSEE _____

DATE _____

LANDLORD _____